



## **EXPLANATORY NOTE**

### **BY-LAW 2012-130**

#### **A By-law to amend By-law 177-96, as amended**

**Dovcom Realty Inc.  
Part of Lot 19, Concession 7  
Draft Plan of Subdivision 19TM-02009  
Phase 3b  
Wismer Commons Community**

#### **Lands Affected**

The proposed by-law amendment applies to approximately 5.79 hectares (14.3 acres) of land located on the north east corner of Castlemore Avenue and Roy Rainey Avenue, 19TM-02009.

#### **Existing Zoning**

The lands subject to this by-law are presently zoned Residential Two - \*421 (Hold One) [R2\*421(H1)] and Residential Two – Lane Access \* 96\*421 (Hold One) [R2-LA\*96\*421 (H1)] under By-law 177-96, as amended by By-law 2010-109.

The applicable conditions for the removal of the Holding Provision have been met to the satisfaction of the Town as follows:

- a) The Council of the Town of Markham has approved servicing allocation to the lands that are not dependent upon construction of Regional infrastructure.

#### **Purpose and Effect**

The purpose of this By-law is to remove the Hold One Zone provision on the subject lands.

The effect of this by-law is to remove the Holding Zone provision, to permit the construction of 86.5 single detached dwelling units and 57 townhouse dwelling units in accordance with the applicable development standards.



## BY-LAW 2012-130

A By-law to amend 177-96, as amended

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THE COUNCIL OF THE CORPORATION OF THE TOWN OF MARKHAM  
HEREBY ENACTS AS FOLLOWS:

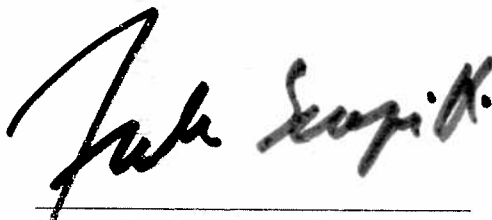
- 1.0 By-law 177-96, as amended, is hereby further amended as follows:
  - 1.1 By rezoning the lands outlined on Schedule 'A' hereto from:  
Residential Two \* 421 (Hold One) [R2\*421 (H1)]  
  
To  
  
Residential Two \* 421 [R2\*421]
  - 1.2 By rezoning the lands outlined on Schedule 'A' hereto from:  
Residential Two – Lane Access \*96\*421 (Hold One)  
[R2-LA\*96\*421 (H1)]  
  
To  
  
Residential Two – Lane Access \* 96 \* 421 [R2-LA\*96\*421]
- 2.0 All other provisions of By-law 177-96, as amended, not inconsistent with the provisions of this by-law shall continue to apply.

READ A FIRST, SECOND, AND THIRD TIME AND PASSED THIS  
29<sup>TH</sup> DAY OF MAY, 2012.



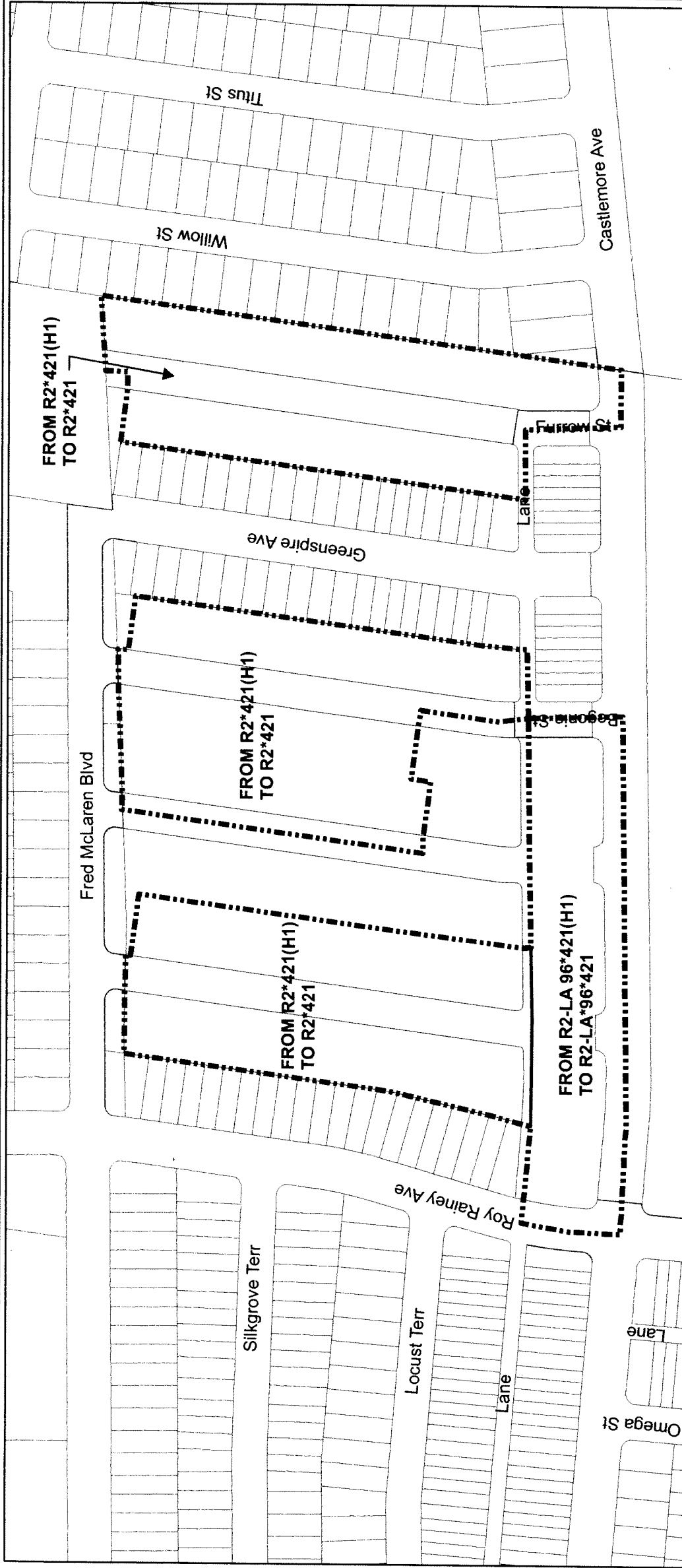
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KIMBERLEY KITTERINGHAM  
TOWN CLERK



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FRANK SCARPITTI  
MAYOR



## BY-LAW SCHEDULE 'A' TO AMEND BY-LAW 177-96

	BOUNDARY OF AREA COVERED BY THIS BY-LAW SCHEDULE		BOUNDARY OF ZONE DESIGNATION(S)
	RESIDENTIAL TWO		HOLDING PROVISION
	RESIDENTIAL TWO LANE ACCESS		EXCEPTION NUMBER

BY-LAW AMENDMENT No. 2012-130 PASSED MAY 29, 2012

*Paul Sarpich*

(MAYOR)

(CLERK)

**MARKHAM** DEVELOPMENT SERVICES COMMISSION

Drawn By: CPW

Checked By: RC

Date: 05-14-2012

NOTE: This Schedule should be read in conjunction with the signed original By-Law filed with the Town of Markham Clerk's Office